



City of Santa Barbara
Airport Department

DATE: March 21, 2007

TO: Airport Commission

FROM: Karen Ramsdell, Airport Director

SUBJECT: Supplemental Lease Agreement – U.S. Department of Agriculture,
U.S. Forest Service

RECOMMENDATION:

That Commission approve and authorize the Airport Director to execute a six-month Supplemental Lease Agreement with the U.S. Department of Agriculture, U.S. Forest Service, extending the "Term" and "Rental" provisions of Lease No. 20,420 (57-91S8-02-1G49) to allow continued occupation of the aviation ramp, retardant storage facilities, and vehicle parking area from April 1, 2007 to September 30, 2007, for a monthly rental of \$827 per month, exclusive of utilities.

DISCUSSION:

The subject Premises is located south of Hollister Avenue in an Airport Facilities (AF) zone.

The U.S. Forest Service has been a Santa Barbara Airport tenant since 1963, operating an Air Tanker Base. The Premises, comprised of 82,732 square feet of land, used as a staging area for parking and loading of aircraft, storage of retardant chemicals and equipment, and vehicle parking. The use conforms to existing zoning.

Based upon operational considerations, the Forest Service notified the Airport in February that it had decided to relocate the Tanker Base to the Santa Maria Airport. The current lease expires March 31, 2007. The Forest Service will have completed vacating its leased space in Building 315, but wishes to continue to lease the ramp, storage and parking area for an additional six months to allow the Forest Service and the retardant contractor sufficient time to remove all the equipment and facilities.

The proposed monthly rental of \$827 per month is based on a rate of \$.01 per square foot for aviation land.

The proposed Lease Amendment Agreement has been negotiated based upon the criteria set forth in Resolution 93-127, and has been reviewed and determined to be exempt from environmental review.

PREPARED BY: Business & Property Division

ATTACHMENT: Map